

HIDDEN MEADOWS LOT 3 BLK B
 OR 619 P 821 OR 697 P 542
 OR 959 P 122 OR 977 P 432

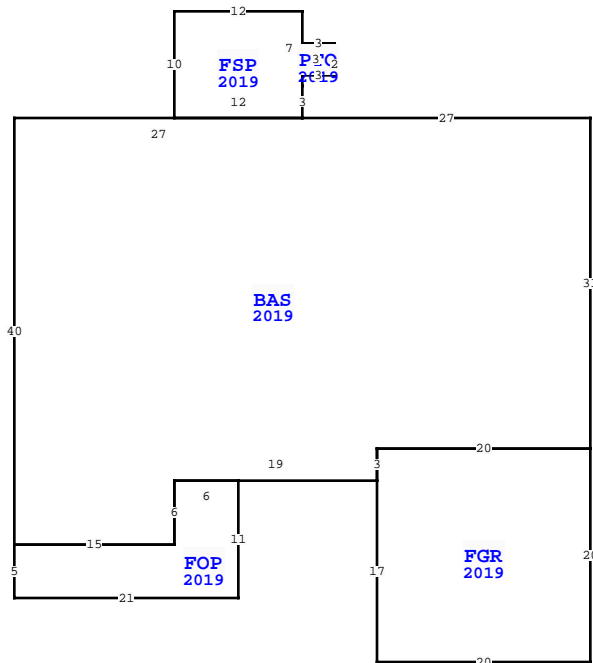
SKIBINSKI MICHAEL ANTHONY/SKIBINSKI BRITTANY ANN
 26 CONSERVATION WAY
 CRAWFORDVILLE, FL 32327

2024

00-00-053-317-09901-B03


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
12	HARDWOOD 50				
14	CARPET 50				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
	4 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
3	MKT AREA	01			
317.00	1.10/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,866	100	2019	1,866	218,080
FGR	400	50	2019	200	23,374
FOP	141	30	2019	42	4,908
FSP	120	55	2019	66	7,714
PTO	9	5	2019	0	0
TOTALS	2,536			2,174	254,076

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,174	116.5000	121.74	264,663	2019	2019	0	0	4.00	96.00
1 SINGLE FAM 100% - 2020 Heated Area: 1866 HX Base Yr 2020											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		254,076	
TOTAL MARKET OB/XF VALUE		8,304	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		317,380	
SOH/AGL Deduction		74,423	
ASSESSED VALUE		242,957	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		192,957	
TOTAL JUST VALUE		317,380	
NCON VALUE		2,586	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		246,970	
5 YR PRCL CK, PU XFOB, CHG TRAV DEMO PTO ADD PTO			
2020 HX APPLIED - SKIBINSKI			
5 YR PRCL CH, PU NEW SFD & XFOB LN 1-2			
AMENDED TRIM SENT - NEW OWNER			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000033	SFD-CO	0	05/06/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1122/0861	8/29/2019	WD Q	Q	I	01	256,500
GRANTOR: PAFFORD PROPERTIES &						
GRANTEE: SKIBINSKI MICHAEL A						
0979/0354	8/27/2015	WD U	V	12		830,700
GRANTOR: SBN III REO FL LLC						
GRANTEE: PAFFORD PROPERTIES						

EXTRA FEATURES																
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0210	CONCRETE D	0	100	0	1,224.00	SF	6.00	6.00	100	2019	2019	3	85	6,242	
2	0211	CONCRETE W	0	100	54	216.00	SF	6.00	6.00	100	2019	2019	3	85	1,102	
3	0940	OPEN SHED	0	100	8	240.00	SF	4.00	4.00	100	2024	2023		100	960	
TOTALS															8,304	

LAND DESCRIPTION															TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							